

## Message Text

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ACTION EUR-12

INFO OCT-01 ISO-00 FBO-02 A-01 L-03 SCA-01 INR-07 /027 W

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FM AMEMBASSY MOSCOW

TO SECSTATE WASHDC 2871

INFO AMCONSUL LENINGRAD

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E.O. 11652: N/A

TAGS: PFOR,UR,US

SUBJECT: SOVIET EMBASSY RECREATIONAL PROPERTY

REF: A. STATE 177010; B. MOSCOW 7033

1. EMBASSY WELCOMES DEPARTMENT'S EFFORTS TO ELICIT RECIPROCAL RECREATIONAL BENEFIT IN CONNECTION WITH APPROVAL EXPANSION SOVIET FACILITIES AT PIONEER POINT. EXCHANGE OF OUR CURRENT TARASOVKA DACHA FOR LARGER ONE AS PROPOSED PARA 3 REF A WOULD MARKEDLY IMPROVE OUR SITUATION, BUT WE DOUBT THAT SOVIETS CAN COME UP WITH A PROPERTY OF SUFFICIENT SIZE TO MAKE "TRADE IN" WORTHWHILE. TO BALANCE OFF OUR CONSIDERABLE INVESTMENTS IN TARASOVKA (WHERE WE ALSO ENJOY ADVANTAGEOUS LOW RENT), FAIRLY EXTENSIVE PIECE OF LAND WITH BUILDINGS IN GOOD CONDITION WOULD BE REQUIRED.

2. AS ALTERNATIVE APPROACH SEEKING SAME OBJECTIVE OF ADDED SPACE FOR USE EMBASSY STAFF, WE SUGGEST SOVIETS BE ASKED TO PROVIDE SECOND FACILITY AS SUPPLEMENT TO TARASOVKA. BELIEVE IT WILL BE EASIER FOR SOVIETS TO FIND AND MAKE AVAILABLE A RELATIVELY SMALLER PROPERTY. WE WOULD BE ESPECIALLY PLEASED TO OBTAIN ONE OR TWO SMALL COTTAGES ON A SITE WITH SWIMMING AND BOATING OPPORTUNITIES. A MAJOR PROBLEM WITH TARASOVKA IS THAT SINGLE MAIN DACHA LENDS ITSELF TO RESERVATION TO ONLY ONE STAFF MEMBER AT A TIME. IT IS ALSO TWENTY MINUTES DRIVE FROM NEAREST UNPOLLUTED SWIMMING AT THE BAY OF JJOYS (BUKHTA RADOSTI).

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3. WITH FOREGOING CONSIDERATIONS IN MIND, IT WOULD BE IDEAL TO HAVE WATERFRONT LOT ON BUKHTA RADOSTI WITH FACILITIES ALONG LINES DESCRIBED IN REF B TOGETHER WITH ONE OR TWO COTTAGES. IF SOVIETS WILLING TO PROVIDE SUITABLE PROPERTY, EVEN THOUGH LACKING SOME OF DESIRED FACILITIES, RELATIVE CONVENIENCE AND APPEAL OF AREA WOULD MERIT OUR CONSIDERATION OF UNDERTAKING AND NEEDING CONSTRUCTION. IN THIS CONNECTION WE SHOULD BE PREPARED TO LOOK AT ANY REASONABLE SOVIET COUNTEROFFER, BEARING IN MIND, HOWEVER, THAT LOCATION FAR FROM TARASOVKA WOULD COMPOUND DIFFICULTIES OF TRANSPORT AND MAINTENANCE.

4. AS FOR COSTS, IT IS VIRTUALLY IMPOSSIBLE TO MAKE ADVANCE PREDICTION. CHARGES WOULD HAVE TWO COMPONENTS OF BASIC RENTAL FEE, WHICH VARIES CONSIDERABLY, AND COST OF IMPROVEMENTS, WHICH DEPENDS ON TYPE, NUMBER AND CONDITION OF EXISTING STRUCTURES. BELIEVE BEST COURSE IS TO PUT REQUEST FOR PROPERTY TO SOVIETS AND SEE WHAT THEIR OFFER IS. THERE WILL UNDOUBTEDLY BE SOME ROOM FOR NEGOTIATION ON ANY INITIAL RENT PROPOSAL THEY MAKE. AND, WE DO HAVE SOME FUND RAISING POSSIBILITIES WITHIN U.S. COMMUNITY HERE.

5. IF DEPARTMENT CONCURS WITH APPROACH SUGGESTED ABOVE-- WATERFRONT PROPERTY AT BUKHTA RADOSTI OR OTHER LOCATION NOT FAR FROM TARASOVKA--WE WOULD HOPE CONSIDERABLE POLITICAL CLOUT CAN BE BROUGHT TO BEAR ON THIS QUESTION. TARASOVKA DACHA COMPRISING ABOUT 7.5 ACRES, AND TWO USEABLE BUILDINGS WITH TOTAL OF SIX BEDROOMS BETWEEN THEM IS FAR CRY FROM WHAT SOVIETS ENJOY AS DESCRIBED REF A. DESPITE THEIR SUCCESS IN OBTAINING MORE THAN ADEQUATE FACILITIES IN D.D. AREA, SOVIETS HAVE CONSISTENTLY AND COMPLETELY STONEWALLED OUR EVERY EFFORT OVER PAST FEW YEARS TO SECURE BADLY NEEDED IMPROVEMENTS. SOVIETS SHOULD BE PRESSED HARD TO RESTORE SOME MEASURE OF COMPARABILITY BETWEEN THEIR FACILITIES IN WASHINGTON AND THOSE AVAILABLE TO THE PERSONNEL IN THIS EMBASSY.  
MATLOCK

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## Message Attributes

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